

LANGTREE PARISH COUNCIL

MINUTES OF MEETING

10th NOVEMBER 2022

Present	Councillors: Geoff Bond Jenny Coles John Davies Colin Edworthy Mark Glover (Chairman) Peter Haselhurst David Ley Pat Mitchell David Hurley (TDC) Melissa Baker (PCSO)
In attendance	Leigh Pollinger – Parish Clerk 11 members of the public
496	WELCOME AND APOLOGIES FOR ABSENCE <ul style="list-style-type: none">• Apologies Franklin Tucker, Andrew Saywell (DCC)
497	MINUTES OF THE LAST MEETING
497.1	Matters Arising <ul style="list-style-type: none">• Church Clock. Cost of repairs to hands (responsibility of Parish Council as agreed in 2006) is approximately £1500 and was agreed at last meeting. Work is believed to commence on Tuesday 15th November to carry out repairs.
497.2	Minutes of meeting held on 12 th October 2022 to be confirmed and signed <ul style="list-style-type: none">• Minutes were proposed by John Davies and seconded by Peter Haselhurst. Approved.
498	DECLARATION OF INTERESTS None were declared.
499	REPORTS
499.1	Police Community Support Officer <ul style="list-style-type: none">• Melissa Baker delivered her report – there were no events in the parish during the past month. She pointed out that Polioce are

	<p>aware of a number of thefts from farms including GPS units, fuel and quad bikes and are recommending that farmers do their best to secure their property.</p>
499.2	<p>County Councillor</p> <p>The following report was sent through by Andrew Saywell prior to the meeting and was read out.</p> <ul style="list-style-type: none"> • <u>Main updates across DCC</u> • Budgets - You will probably have seen the media coverage now about this. The projected £40m overspend for this financial year has been brought down to £6m... but that has been achieved through having to make savings on existing budgets this year and postponing long term projects in IT and recruitment etc. However the Children's Services Budget continues to overspend and every possible effort is being made to contain and reverse the overspend but it is not easy. <p>Nonetheless, we should be able to balance the books for this financial year... the challenge is going to be next year. At the moment we are looking at a projected budget gap of £60m, which on top of the £15m planned savings identified in the Medium Term Financial Strategy, means that we are looking at overall projected savings of £75m.</p> <p>Unlike a lot of central government institutions, local government has to balance our budget every financial year by law. If we do overspend, then that has to be covered from reserves or some other external income stream. If we can't, we have to issue what is called a Section 114 notice which, in effect, means the local authority becomes bankrupt.</p> <p>Needless to say, a bankrupt council cannot help anyone. The £75m savings can be achieved but it will mean deep and painful cuts as the Council Leader has already outlined.</p> <p>This is not a problem that is unique to Devon. It is a national issue, from speaking to colleagues across the country their budget problems are similar, and many actually are worse! Cornwall's budget deficit for next year is £62million (they are smaller than Devon), Plymouth is facing similar problems. Further afield, Norfolk County Council has a £60m budget gap for this year. Kent's is £70m.</p> <p>Inflation has been the main driver for a lot of these cost pressures, with some sectors such as Highways actually experiencing hyperinflation. I hope that we will have much more clarity after the Autumn Statement and when the Local Government Finance Settlement comes through.</p>

	<ul style="list-style-type: none"> • Non Budget Matters • Cost of Living Help – Devon has received a further £5m funding to help households weather the rising costs of living, with help to pay for food, energy and other essential items. More information about this is online here - Councils to receive additional funds to help support households with rising food and energy costs - News (devon.gov.uk) • Support for Children during school holidays – Free holiday activities with hot meals are now available for children during the Christmas 2022 holidays. All children are eligible to register, although priority places will be given to children aged five to 16 years old (or four-year-olds, if in reception), who are eligible for and receiving benefit-related free school meals and their families. More information available online here - HAF providers – Christmas 2022 – Education and Families (devon.gov.uk) • Recruitment of Chief Executive – Longlisting for the Chief Executive position has now taken place with 9 candidates going forward to technical interview. Shortlisting will take place on the 11th November with a final appointment and interviews on the 23rd and 24th November. Some good, strong candidates have put themselves forward and I am looking forward to see how they do over the next phases of interviews and assessments.
499.3	<p>District Councillor</p> <ul style="list-style-type: none"> • <u>Spending Plan for £996k Government Rural Prosperity Fund</u> Recently at a Full Council meeting TDC Councillors voted to approve outline plans for the allocation of £996k the council is due to receive under an allocation from central governments Rural Prosperity Fund in April 2023. Defra are distributing the fund on behalf of the government. Councillors voted for the majority of the funding, £650k, to be allocated to a new fund to be administered by the council's economic regeneration partners North Devon+. Two community infrastructure projects are also being funded on top of this, with £150k earmarked for Victoria Park play area improvements in Bideford and £195k for the rejuvenation of the Grade II* listed Great Torrington Market Hall. • <u>Beech House Update</u> I was made aware some time ago that another Body had become involved in the data dumping investigation. As such I wrote to the Nurse and Midwifery Council to request an update with their investigation. After a short email exchange I was informed as to what/whom they are investigating and to recontact them in 5 months time for an update to what will be hopefully the end of their investigation. Throughout my quest for information I have

	<p>taken the opportunity to keep the Police Commissioner Alison Hernandez updated when I have spoken with her at Councillor Advocate meetings. She has always shown an interest in this incident. I have, at her suggestion, arranged a meeting at her office in Exeter in December to give her a full update of what has happened and where things currently stand</p> <ul style="list-style-type: none"> • <u>Rail Extension to Bideford</u> <p>You may have heard about the ACE Rail (Atlantic Coast to Exeter Railway project) to upgrade the existing Tarka line (Exeter to Barnstaple) and to extend it to Bideford. The Initial Business Case is now fully funded and is fully supported by GWR. The project will also be an agenda item at the Devon Rail Forum in a couple of weeks time, and this announcement will certainly be greeted positively as upgrading the existing Tarka line (Exeter, East Devon, Mid Devon and North Devon) and then extending it to Torridge (Bideford) will be transformational for Devon.</p> <ul style="list-style-type: none"> • <u>National Grid</u> <p>Western Power Distribution become National Grid a few months ago. I have attended two Stakeholder meetings recently, the second of which was held in Barnstaple three weeks ago. The media have warned that we may face blackouts this winter. Nat Grid say that their website will give 24 hour notice of such an event taking place in any area. https://nationalgrid.com</p> <ul style="list-style-type: none"> • <u>PC Planning Training</u> <p>PC planning training will take place on 11th November commencing at 7pm. The presentation will be given by the Planning Manager, Helen Smith.</p>
500	PARISH MATTERS
500.1	<p>Any matters concerning the football field / MUGA that may impact the Parish Council.</p> <ul style="list-style-type: none"> • Our solicitors (PPW) have been advised that Coode's are acting on behalf of the Trustees but have yet to be contacted by them.
500.2	<p>Other matters impacting the parish.</p> <ul style="list-style-type: none"> • It was reported that Travis Perkins have decided to close their site at Stibb Cross with immediate effect. It was pointed out that one of the two defibrillators leased by the Parish Council is attached to the TP site building. Peter Haselhurst agreed to have discussions with the Union Inn in Stibb Cross to see if the unit could be moved to their premises.
501	PLANNING

501.1	<p>Proposed business premises (resubmission of 1/1192/2021/FUL) Planning Application Chapmans Barn Stibb Cross Torrington EX38 8LN Ref. No: 1/1000/2022/FUL</p> <ul style="list-style-type: none"> The Parish Council wondered if this was an unnecessary amendment as it appeared to deal with the moving of the entranceway slightly further along the road. It was recommended that Councillors should visit the site and report their comments back to the Clerk so that he could notify TDC planning.
501.2	<p>Potential planning application for land at The Crescent, Langtree. Councillor David Hurley (TDC) lead the open discussion regarding:</p> <ul style="list-style-type: none"> <u>Affordable Housing Provision through Development of Council owned Land</u> <p>Torrridge District Councillors have voted overwhelmingly to progress the evaluation of 11 sites and parcels of council owned land for affordable or mixed housing development The debate at Full Council followed on from a decision in July which authorised the commissioning of an inventory of council owned property and determine which sites would be suitable to progress for development. The sites included a mixture of council owned garage units, vacant land, car parks, and offices spread across multiple parishes.</p> <p>Meetings and negotiations with registered housing providers will now commence to discuss the potential for partnerships to build-out and manage the units as part of their housing stock.</p> <p>Government bodies will now be approached to seek opportunities for grants and funding.</p> <p>The decision does not mean that housing will be developed for each of the sites as the studies so far have only confirmed that housing development is possible. More detailed proposals and a business case will be prepared and brought back to full council ahead of any planning application submissions.</p> <p>The properties proposed to be affordable rent or shared ownership</p> <p>The list of sites approved for further progression included:</p> <ul style="list-style-type: none"> ○ Pynes Lane Garages, Bideford ○ Garages, Tuckers Park, Bradworthy ○ Land at The Crescent, Langtree ○ Land at Cliveden Road, Bideford East ○ Jackets Lane, Northam

	<ul style="list-style-type: none"> ○ End of Ethelwynne Brown Close, Bideford ○ Windmill Lane Offices and Car Park, Northam ○ Bone Hill Car Park, Northam ○ Springfield Car Park, Chanters Road, Bideford ○ Part of South Street Car Park, Great Torrington ○ Land at Cleave Wood, Bideford East ○ Excluded:- Part of West Appledore Car Park <ul style="list-style-type: none"> ● Councillor Hurley advised that the land at The Crescent, Langtree which has been identified is the “parking area” adjacent to the road. It had been pointed out to the planning authorities that the allotment areas had been bequeathed to the community and were therefore not applicable for planning considerations. The planning authority accepted this position. ● The existing lease between TDC and Langtree Parish Council regarding the allotment / community garden area is due for renewal this month and that work will now progress. ● There were a number of comments raised about the identified land. These included: <ul style="list-style-type: none"> ○ There is a question mark over long term responsibility for The Crescent roadway. ○ Where would cars which are currently parked on this land go – there is no room in Church Lane and Fore Street is unsuitable for parked vehicles. ○ It is believed that sewers in Church Lane are in a poor state of repair and so would not be able to take increased flow. ○ What effect on the current intermittent water pressure would there be. ○ Is there sufficient capacity in the National Grid. ○ Noise, damage and disruption during building works. ○ Overall it was felt that the identified land was unsuitable for development. The community believe that there is insufficient affordable housing in the area however any development in The Crescent will have a serious negative impact on all existing residents of Langtree. ● David Hurley agreed that he would keep the Parish Council up to date with any developments of the proposal(s).
501.3	To consider any other planning applications received between issuing of agenda and meeting.

	<ul style="list-style-type: none"> No other planning applications have been advised. 						
502	CLERK'S REPORT AND FINANCE						
502.1	<p>To receive update on financial position at end October 2022.</p> <p>The position at the end of October was:</p> <table border="1"> <tr> <td>Lloyds account</td><td>£5,183</td></tr> <tr> <td>Reserve account</td><td>£6,502</td></tr> <tr> <td>Total</td><td>£11,685</td></tr> </table> <p>During the month we received £972 from HMRC being Vat repayment and paid £924 to TDC to cover the clerks salary.</p>	Lloyds account	£5,183	Reserve account	£6,502	Total	£11,685
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502.2	<p>To request approval of BACS Payments and cheques</p> <ul style="list-style-type: none"> DALC attendance at conference £42 MJ Baker Grass cutting Langtree £890 MJ Baker Grass cutting Beech Road £330 MJ Baker hedgetrimming £90 All approved. 						
502.3	<p>To review correspondence received</p> <ul style="list-style-type: none"> Quotations received from MJ Baker for grass cutting in 2023: Langtree work £935; Beech Road £350. <p>Agreed to accept the above quotations.</p>						
503	PUBLIC PARTICIPATION <ul style="list-style-type: none"> No comments or points were raised. 						
504	ANY OTHER ITEMS AT CHAIRMAN'S DISCRETION <ul style="list-style-type: none"> John Davies and Geoff Bond wondered whether Langtree Park should be transferred to the Parish Hall Trustees. It was agreed that this could be looked at after the existing transfer of the football field had been concluded. David Ley raised the issue of swage smells in Fore Street but was advised that these had not been noticed recently. 						
505	DATE OF NEXT MEETING <p>The date of next meeting is Thursday 8th December 2022</p>						